



MEMORANDUM

MONROE COUNTY PLANNING & ENVIRONMENTAL RESOURCES DEPARTMENT

We strive to be caring, professional and fair

To: The Monroe County Planning Commission

From: Joseph Haberman, Principal Planner *GH*
Susan Grimsley, Assistant County Attorney

Through: Townsley Schwab, Acting Sr. Director of Planning & Environmental Resources *TS*

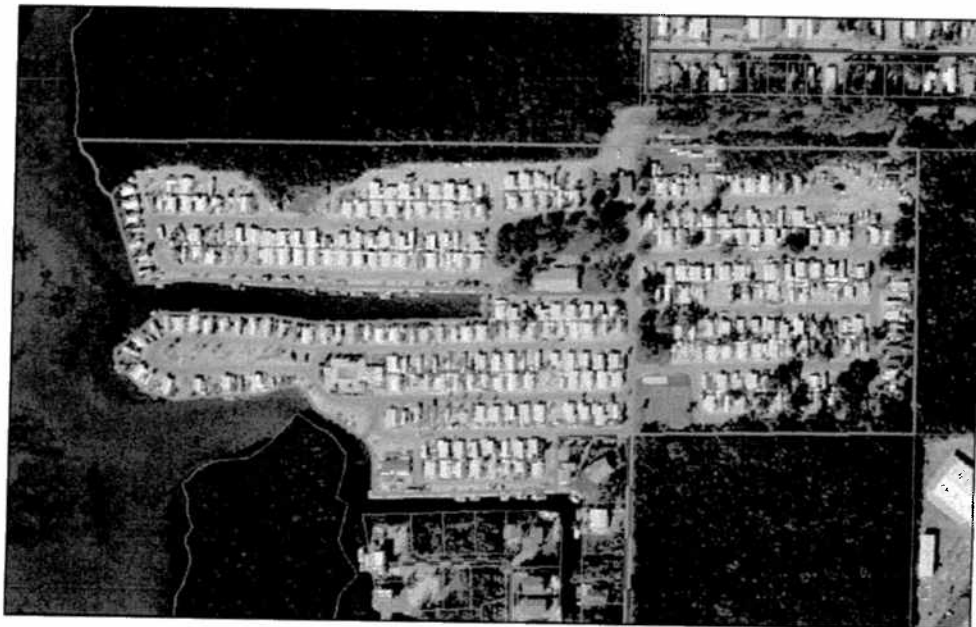
Date: December 29, 2008

Subject: *Request for a Development Agreement between Calusa Campground Condominium Association Inc. and Monroe County concerning property located at 325 Calusa Street, Key Largo, mile marker 101, having real estate numbers 00541810.000101-00541810.000471*

Meeting: January 7, 2009

I REQUEST:

A request for approval of a development agreement (see Attachment 1) between Calusa Campground Condominium Association Inc. and Monroe County in accordance with Ordinance No. 001-2008. The proposed development agreement involves the conversion of existing transient units into seasonal transient units and the resolution of several open code enforcement cases.



Subject Property (outlined in blue), Key Largo (2004)

Location:

Address: 325 Calusa Street, Key Largo, mile marker 101 (bayside)

Legal Description: Calusa Campground, Section 28, Township 61 South, Range 39 East
Real Estate (RE) Numbers: 00541810.000101-.000471; See Planning & Environmental
Resources Dept. file 28064 for full list

Applicant:

Property Owners: See Planning & Environmental Resources Dept. file 28064 for full list

Condominium Association: Calusa Campground Condominium Association Inc.

Agent: Santiago Echemendia & Amanda Quirke

II RELEVANT PRIOR COUNTY ACTIONS:

On August 19, 2005, a pre-application conference involving Planning & Environmental Resources Department staff and representatives of the property owners was held to discuss how the existing development could be brought into compliance with the Monroe County Code. Based on the dialogue of the conference, a Letter of Understanding (LOU) was issued on September 23, 2005. In the LOU, staff recognized the existence of 367 recreational vehicle (RV) spaces on the subject property.

As of the date of this report, there were several open code enforcement cases on the subject property (see Attachment 2).

On October 21, 2008, the draft development agreement and site plan were reviewed by the Development Review Committee (DRC). The DRC provided comments concerning the application and requested that several changes be made to the development agreement document and that the site plan be revised prior to a public hearing by the planning commission.

III BACKGROUND INFORMATION:

A. Total Size of Parcel: 28.34 acres

B. Land Use District: Partially Recreational Vehicle (RV) & Partially Native Area (NA)

C. Future Land Use Map (FLUM) Designation: Partially Mixed Use/Commercial (MC) & Partially Residential Conservation (RC)

D. Tier Designation: Tier 3

E. Flood Zones: Partially VE – EL 13, VE – EL 12, AE – EL 10 & AE – EL 9

F. Existing Use: RV Park

G. Existing Vegetation / Habitat: Developed with area of mangroves along the northwestern property line

H. Community Character of Immediate Vicinity: Mixed Use; residential to the north and south and commercial to the southeast

1 IV REVIEW OF APPLICATION:
2

3 The proposed development agreement involves the conversion of existing, lawfully-
4 established RV spaces into seasonal transient units.
5

6 Ordinance No. 001-2008 was passed and adopted by the Board of County Commissioners
7 (BOCC) on January 16, 2008. The ordinance established new definitions for seasonal
8 residential unit, transient residential unit and transient recreational vehicle unit; amended the
9 purpose of the RV District; and amended the permitted uses of the RV District.
10

11 Now as defined in MCC §9.5-4, a seasonal residential unit is a transient residential unit with
12 one or more rooms, toilet facilities and kitchen physically arranged to create a housekeeping
13 establishment for occupancy by one family, with tenancies not to exceed 180 consecutive
14 days. A transient residential unit means a dwelling unit used for transient housing such as
15 hotel or motel room, seasonal recreational unit, or space for parking a RV or travel trailer.
16

17 Pursuant to the amended MCC §9.5-244(b), in the RV District, seasonal residential units may
18 be approved with a development agreement and a minor conditional use permit, provided
19 that:
20

- 21 a) All units within the RV District shall be subject to the terms and conditions of a
22 development agreement as defined in MCC §9.5-101, 9.5-102 and 9.5-244(b)(2): *In*
23 *compliance following approval of development agreement by the BOCC.*
24

25 The applicant has prepared a draft development agreement. The County may enter into
26 development agreements that meet the requirements of the Florida Local Government
27 Development Agreement Act, sections 163.3220-163.3243, Florida Statutes.
28

- 29 b) The units meet all land development regulations, floodplain management regulations,
30 building code and life safety requirements for the development of transient structures: *In*
31 *compliance following approval of development agreement by the BOCC and execution of*
32 *permitting plan (phasing) provided within development agreement.*
33

34 There are several open code enforcement cases on the subject property. The development
35 agreement provides a schedule and permitting plan to address the pending violations, by
36 setting forth timelines to acquire after-the-fact permits and complete other corrective
37 actions. The development agreement also provides assurance that all future structures
38 will be built in compliance with the current land development regulations.
39

- 40 c) The development of seasonal residential units shall occur only in gated RV parks with a
41 managing entity responsible for evacuations: *In compliance.*
42

43 The subject property is currently gated and will remain gated. In addition, the
44 development agreement states that there will be a managing entity responsible for the
45 evacuation and provides a written evacuation plan (Exhibit G).
46

d) The proposed site is subject to an approved development agreement with Monroe County detailing at a minimum i) all proposed transitional RV units, ii) a proposed site plan; iii) a design strategy demonstrating separation of transient unit types on the property for life safety as well as design that is consistent with community character, and any applicable Monroe County guidelines; iv) a statement of commitment for the park to adhere to transient evacuation regulations; v) a phasing plan, as appropriate, detailing timelines for project completion; vi) access to US 1 is by way of an existing curb cut, a signalized intersection or a curb cut that is separated from any other curb cut on the same side of US 1 by at least 400 feet: *In compliance following submittal of revised site plan that is in color or otherwise clearly distinguishes the difference between "recreational vehicle unit" and "transitional recreational vehicle unit"*.

The proposed development agreement initially involved the conversion of 284 of the 367 existing, lawfully-established RV spaces into seasonal transient units (83 RV spaces remaining on-site). At the October 21, 2008 DRC meeting, the applicant indicated that additional RV space owners have shown interest in converting to seasonal transient units. Staff requested a revised site plan and the applicant subsequently submitted a revision; however it was not in color and staff could not distinguish the difference between spaces indicated for "recreational vehicle unit" and "transitional recreational vehicle unit".

The applicant submitted a proposed site plan which documents the interior parcels where each of the seasonal transient units (identified as transitional RV units) and remaining RV units would be located. As mentioned above, a revised site plan shall be required.

The applicant submitted a design strategy within the development agreement, which includes mandatory setback, open space and fire hydrant requirements to address the life and safety concerns. In addition, the applicant submitted renderings and other visual information showing how the development would appear when finalized.

The applicant submitted a statement of commitment to adhere to transient evacuation regulations.

The applicant submitted a phasing plan detailing timelines for project completion.

There is currently access to and from the site from US 1 by way of an existing curb cut. Campground Condominium Association Inc. is currently in litigation concerning the access easement and it appears that access will continue to be allowed as indicated in the legal documents. Staff has found that in the event there is not direct access from the existing drive, a breach of the development agreement would be constituted.

Pursuant to MCC §9.5-102, the BOCC shall have authority to enter into a development agreement by resolution with any person having a legal or equitable interest in real property located within the unincorporated area of Monroe County if the development agreement meets all of the requirements of the Florida Local Government Development Agreement Act, section 163.3220-163.3243, Florida Statutes; provided, however, that the duration of the development agreement shall not exceed 10 years, and any duration specified in a

development agreement shall supersede any conflicting duration otherwise specified in the land development regulations.

Pursuant to section 163.3227, Florida Statutes, a development agreement shall include the following:

- a) A legal description of the land subject to the agreement, and the names of its legal and equitable owners: *In compliance.*

The applicant submitted a survey and legal description as part of the draft development agreement (Exhibit A).

The applicant refers to the legal and equitable owners in the development agreement as Calusa Campground Condominium Association, Inc. A Declaration of Condominium (filed and recorded on July 29, 1999) and the names of all current property owners are included in the application.

- b) The duration of the agreement: *In compliance.*

The draft development agreement states that the agreement shall remain in effect for 10 years from the effective date.

- c) The development uses permitted on the land, including population densities, and building intensities and height: *In compliance.*

The site currently has 367 RV spaces. Although most of the units shall be converted to seasonal transient units, the density of the site shall remain the same under the transient residential density requirements:

Land Use	Allocated Density	Size of Site	Max Allowed	Proposed	Potential Used
RV Space / Hotel Room	15 units / acre	28.34 acres	425 units	367 units	86.4 %

As long as the accessory buildings on the site contribute to the comfort, convenience or necessity of occupants of the principal use or structure served, their floor area shall be considered for accessory uses to a principal residential use and not subject to the floor area ratio calculations.

- d) A description of public facilities that will service the development, including who shall provide such facilities; the date any new facilities, if needed, will be constructed; and a schedule to assure public facilities are available concurrent with the impacts of the development: *In compliance.*

The draft development agreement provides a description of public facilities that will service the development, including who shall provide such facilities.

1 e) A description of any reservation or dedication of land for public purposes: *In*
2 *compliance.*

3
4 The development agreement does not provide for any reservation or dedication of land
5 for public purposes.
6

7 f) A description of all local development permits approved or needed to be approved for the
8 development of the land: *In compliance.*
9

10 In addition, the applicant shall be required to receive approval for a minor conditional use
11 permit prior to any redevelopment or conversion of RV spaces to seasonal transient units.
12 Subsequent building permits shall be required as determined by the Director of Planning
13 & Environmental Resources and Building Official.
14

15 g) A finding that the development permitted or proposed is consistent with the local
16 government's comprehensive plan and land development regulations: *In compliance.*
17

18 This development agreement is consistent with the Monroe County Year 2010
19 Comprehensive Plan, the Key Largo Livable CommuniKeys Plan and the purpose and
20 permitted uses of the RV District within the land development regulations. The applicant
21 shall be required to submit an application for a minor conditional use permit and undergo
22 the conditional use approval process in order for staff to determine compliance with the
23 land development regulations.
24

25 h) A description of any conditions, terms, restrictions, or other requirements determined to
26 be necessary by the local government for the public health, safety, or welfare of its
27 citizens: *In compliance.*
28

29 The applicant shall be required to receive building permits to improve or demolish unsafe
30 structures in accordance with the permitting plan. An evacuation plan has also been
31 provided.
32

33 i) A statement indicating that the failure of the agreement to address a particular permit,
34 condition, term, or restriction shall not relieve the developer of the necessity of
35 complying with the law governing said permitting requirements, conditions, term, or
36 restriction: *In compliance.*
37

38 The draft development agreement provides language for enforcement and severability.
39

40 V RECOMMENDATION:
41

42 Staff recommends APPROVAL if all the following conditions are met:
43

44 A. Prior to the issuance of a resolution by the Planning Commission, the applicant shall
45 submit a revised site plan that is in color or otherwise clearly distinguishes the

1 difference between “recreational vehicle unit” and “transitional recreational vehicle
2 unit”.

3
4 B. This development agreement is in addition to all other local development permits or
5 approvals required by the land development regulations. Further, it does not relieve
6 the developer of the necessity of complying with all land development regulations in
7 effect on the date that the agreement is executed.

8
9 C. As indicated on the site plan, the approved “seasonal transient units” may not be
10 converted back into “transient units”, including RV spaces, and the remaining
11 “transient units” may not be converted into “seasonal transient units” without an
12 additional development agreement and an amendment to the site’s minor conditional
13 use permit.

14
15 D. A building permit application for the conversion and construction of each of the
16 approved seasonal transient units shall be submitted to the Building Department by
17 the termination date of the development agreement. In the event that a building
18 permit application is not submitted for a lot approved for a seasonal transient unit by
19 that date, the lot shall remain entitled to a RV space and may no longer convert to a
20 seasonal transient unit without an additional development agreement and an
21 amendment to the site’s minor conditional use permit.

22
23 E. Prior to the public hearing for consideration of the development agreement by the
24 Board of County Commissioners, Calusa Campground Condominium Association
25 shall adopt a resolution approving the development agreement. In addition, the
26 Association shall notify all members of the Association of the meeting(s) at which the
27 development agreement will be considered by the Association’s board and the public
28 hearing(s) at which the development agreement will be considered for approval by the
29 Board of County Commissioners. The Association shall provide proof of mailing to
30 the County.

31
32 VI PLANS REVIEWED:

- 33
34 A. Site Plan (*revised*) by J. Bonfill & Associates, Inc., dated July 24, 2008, revised October
35 23, 2008 and unsealed;
36 B. Site Plan (*submitted w/ application*) by J. Bonfill & Associates, Inc., dated July 24, 2008
37 and sealed July 24, 2008;
38 C. Boundary Survey by General Services Group, Inc., dated May 4, 2001

Attachment 1. Proposed Development Agreement

DEVELOPMENT AGREEMENT

THIS DEVELOPMENT AGREEMENT (Agreement) is entered into on the _____ day of _____, 2008, by and between **MONROE COUNTY**, a political subdivision of the State of Florida (Monroe County), and **CALUSA CAMPGROUND CONDOMINIUM ASSOCIATION, INC.**(the Association).

WITNESSETH:

The parties hereby agree as follows:

I. RECITALS:

~~A. The Association operates the land condominium known as Calusa Campground~~ Condominium ("Calusa") located in Key Largo, Monroe County, Florida, at mile marker 101 of US Highway 1 fronting on the bay side (the "Property"), the legal description of which is contained in Exhibit A – Survey of the Calusa Campground Property, attached hereto and made a part hereof (the "Survey").

B. The Association has the authority to enter into this Agreement through Florida Statutes Chapter 718 and the Declaration of Condominium for Calusa.

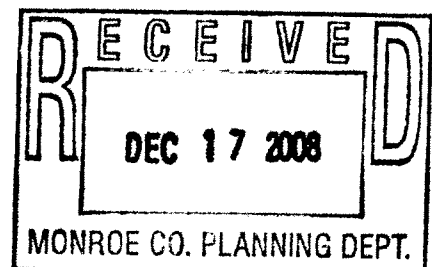
C. Calusa is a gated RV park with a full time staff managed by the Association ("Association Staff") responsible for evacuation.

D. Calusa consists of three hundred sixty-seven (367) Condominium Units (the "Condominium Units") as shown in the survey attached hereto as Exhibit A, and which are duly recognized by Monroe County according to the Settlement Agreement which is attached hereto as Exhibit B.

E. Calusa includes sites for recreational vehicles, together with accessory uses and structures including 485 linear feet of common area docking area and 72 docks assigned to specific units, marina building, boat ramp, boat trailer parking, tennis courts, basketball courts, recreation building, pool and bath houses, open space, wastewater treatment facility, maintenance building, common area meeting building, and administrative offices (hereinafter collectively referred to as the "Accessory Facilities").

F. The Monroe County 2010 Comprehensive Plan designates all the parcels of the Property as "Mixed Use/Commercial" on its Future Land Use Map.

G. Monroe County has duly adopted Ordinance No. 001-2008, attached hereto as Exhibit C, which permits seasonal residential units in the Recreational Vehicle Zoning District in accordance with an approved development agreement.



H. Exhibit D contains an agreed upon comprehensive listing including (1) any alleged code enforcement violations in Calusa pending as of the date of this Agreement; and (2) the after-the-fact permits required to resolve the code enforcement violations ("After-the-fact Permits").

I. Only ten (10) of the alleged code violations are Life, Safety, or Fire related, a list of which is attached hereto as Exhibit E (the "Safety violations").

J. Section 163.3220, Florida Statutes, authorizes Monroe County to enter into agreements with landowners and/or governmental agencies to encourage a stronger commitment to comprehensive and capital facilities planning, ensure the provision of adequate public facilities for development, encourage the efficient use of resources, and reduce the economic cost of development.

K. This Agreement, among other things, is intended to and shall constitute a development agreement among the parties pursuant to the Florida Local Government Development Agreement Act, Section 163.3223, *et seq.*, Florida Statutes.

L. Both Monroe County and The Association recognize that the public noticing and hearing procedures shall follow the requirements of F.S. 163.3225, which require public hearings before the Planning Commission and the Board of County Commissioners for consideration of a Development Agreement.

M. Monroe County finds that entering into this Agreement furthers the purposes, goals, objectives, and policies of the Monroe County Year 2010 Comprehensive Plan (the "Comprehensive Plan"), which contains objectives and policies that seek to reduce the frequency of uses inconsistent with the Land Development Regulations and the Future Land Use Map (Objective 101.8).

11. PURPOSES

The purposes of this Agreement are as follows:

- A. To agree on a program of remedial actions and condominium improvements to achieve compliance for all three hundred sixty-seven (367) Condominium Units with the requirements of the Monroe County Code and the RV zoning district, as amended by Ordinance 001-2008.
- B. To allow Calusa to retain, pursuant to the terms of this Agreement, the legally existing, non-conforming, conforming, or accessory structures, established or in existence on the property on the date of the execution of this Agreement, except as otherwise set forth in Section (II)(C).
- C. To require applications for after-the-fact permits to resolve the Code Enforcement and Safety Violations set forth in Exhibits D and E.
- D. To allow for the continued existence of the Accessory Facilities as conforming accessory uses.

III. AGREEMENT REQUIREMENTS

The parties recognize the binding effect of Sections 163.3220-163.3243, Florida Statutes, as to the form and content of this Agreement and in accordance therewith set forth and agree to the following:

- A. **Legal Description and Ownership.** The legal description for the Property subject to this Agreement is set forth in Exhibit A. This Property is subject to condominium ownership, in accordance with the Declaration of Condominium and all amendments thereto, which have been filed in the Official Records of Monroe County at OR Book 1589 Pg 476; OR Book 2003 Pg 2473. Calusa Street is a private road and provides access to US-1. If a judicial determination is made that Calusa may not utilize Calusa Street for access to US-1, this Agreement will be subject to amendment to ensure Calusa maintains access to US-1.
- B. **Duration of Agreement.** This Agreement shall remain in effect for ten (10) years from the the effective date as defined herein, and may be extended by mutual consent of the parties and approval at a public hearing, in accordance with Florida Statutes Section 163.3229 (2007). For the duration of this Agreement, the parties agree that any development shall comply with and be controlled by this Agreement, the Monroe County Code, and the Comprehensive Plan governing the development of the land in effect on the date of execution of this Agreement, in accordance with Section 163.3220, Florida Statutes.
- C. **Permitted Uses.**
 - 1. In accordance with this Agreement and with the Recreational Vehicle Zoning district, as amended by Ordinance 001-2008, the permitted uses for Calusa include:
 - a. Recreational vehicles, as defined in Monroe County Code Section 9.5-4(R-6);
 - b. Park Models, as defined in Monroe County Code Section 9.5-4(M-15), tied down in accordance with local and state law;
 - c. Detached dwellings, as defined in Monroe County Code Section 9.5-4(D-26)
 - d. Accessory buildings and structures for each site including, but not limited to, screen rooms, sheds, carports, and other structures as permitted by Monroe County.
 - e. Accessory Facilities as shown on Exhibit A
 - f. Seasonal residential units are permitted as a minor conditional use in conjunction with a development agreement.
 - 2. The unit density is 13 units per gross acre for the 367 lawfully established Condominium Units.
 - 3. Total acreage of the site is 28.34 acres.

- D. Public Facilities.** There are no impacts on public facilities, since the number of lawfully existing units is not increased by approval and application of this Agreement. However, nothing in this Agreement shall be construed to prohibit an increase in the number of units through future development approvals.
1. The Florida Keys Aqueduct Authority provides domestic potable water to the Property. The water is metered by one meter for Calusa, and individual sub-meters which are for internal use only. After completion of the wastewater project, each unit will be individually metered by the Florida Keys Aqueduct Authority.
 2. Electric service is provided by Florida Keys Electric Cooperative to the Property, and each unit is individually metered.
 3. Solid waste service is provided to the Property by a solid waste collection system franchised by Monroe County.
 4. ~~Calusa shall provide wastewater, treatment and sewage collection and disposal to the Property via onsite systems, which will be upgraded to 2010 standards as may be required by law if no community wide system is available by 2010.~~
 5. Calusa shall coordinate with the County to install fire hydrants every 500 feet for fire protection for the Campground Property.
- E. Reservation or Dedication of Land.** There is no reservation or dedication of land for public purpose contemplated by this Agreement.
- F. Transitional Recreational Vehicle Units.** The Site Plan, attached as Exhibit F, depicts the Condominium Units that are designated transitional recreational vehicle units. All Condominium Units which are not designated transitional recreational vehicle units on the Site Plan are permitted to use the site as an RV space, provided the Recreational Vehicle meets all requirements of the Monroe County Code, including road readiness. All condominium sites which are designated for transitional recreational vehicle units will be permitted to use the site as an RV space in accordance with all requirements of the Monroe County Code, until the site is developed as a seasonal residential unit.
- G. Legal Non-Conformities.**
1. All structures permitted pursuant to the Recreational Vehicle Zoning district, as amended by Ordinance 001-2008, or otherwise permitted by Monroe County shall be deemed legal as of the date of this Agreement. Except for the After-the-fact Permits set forth in Exhibit D and the corrective actions required by Exhibit E, no further permits shall be required for the structures as those structures exist on the effective date of this Agreement.
 2. All other existing structures on the Property as of the date of this Agreement are deemed legally non-conforming.
 3. All permits required to address the existing code enforcement violations are set forth in Exhibit D, and no additional permits shall be necessary to

address the existing code enforcement violations as of the date of this Agreement. All structures which are the subject of the After-the-fact Permits set forth in Exhibits D and E shall be deemed legal by the issuance of the permits as set forth in this Agreement after passing inspection.

4. Monroe County shall voluntarily dismiss all code enforcement violations for Calusa pending in Monroe County as of the date of this Agreement after the owners are in compliance. Subsequent code enforcement action for the same violations addressed in Exhibit D and through the terms of this Agreement shall be barred unless the owner has a subsequent violation.

H. Development Standards. The following development standards shall only apply to Condominium Units which are converted to permanent structures in accordance with this Agreement:

1. The Development Plan shall insure that the configuration of manufactured homes meets the separation requirement of NFPA 501A - Standard for Fire Safety Criteria for Manufactured Home Installations, Sites and Communities.
2. Building height for all permanent structures shall be limited to 35 ft. from established grade.
3. The setbacks for all permanent structures shall be as follows:
 - a. Shoreline Setback. 10 ft from the Mean High Water line for all altered and unaltered shorelines on the Property.
 - b. Interior Side Setback of 5 feet from the lot line
 - c. Exterior side setback shall be the lesser of
 - (i) 5 feet or
 - (ii) the minimum distance to comply with all sight triangle requirements of the Monroe County Zoning Code.
 - d. Front Setback shall be the lesser of
 - (i) 5 feet or
 - (ii) the minimum distance to comply with all sight triangle requirements of the Monroe County Zoning Code.
 - e. Rear Setback shall be 5 feet from the lot line.
 - f. All setbacks for the perimeter of the Campground Property shall not be less than 5 feet.
4. Impervious lot coverage shall be limited to 80% of the Condominium Unit lot area.
5. All habitable permanent structures constructed after the effective date of this Agreement shall be elevated to the base flood elevation.

I. Permitting Plan.

1. All after-the-fact applications to address the Safety violations set forth in Exhibit E shall be submitted within 90 days of the Effective Date of this Agreement.

2. All other applications for permits required in Exhibit D shall be submitted within 180 days of the Effective Date of this Agreement. An application for a building permit for a new seasonal residential unit filed within 180 days of the Effective Date of this Agreement, which includes the corrective action required for the after-the-fact permits listed in Exhibit D, shall satisfy this section. If demolition or removal of non-conforming structures is required for a building permit for a seasonal residential unit mentioned above, the demolition permit shall be applied for at the same time, and shall be completed within 180 days of issuance.
3. All Permits required for roads, fire suppression, storm water, landscaping, utility relocations, and other community facilities or improvements shall be applied for by The Association or its individual unit owners, pursuant to this Agreement.
4. ~~In regard to the submittal of permit applications to bring lots into~~ compliance, both parties recognize that the time requirements under the Florida Building Code for the processing of permit applications by Monroe County's Building Department may be extended in accordance with the Florida Building Code, in order to: allow Monroe County staff sufficient time to properly review and approve all applications required by this Agreement; and, to provide greater flexibility to The Association and its individual unit owners in meeting the compliance schedule.
6. All Condominium Units designated transitional recreational vehicle units shall obtain a building permit to construct the permanent structure within ten (10) years of the Effective Date of this Agreement. Prior to conversion to a permanent structure, the unit shall be used as an RV space in accordance with all requirements of the Monroe County Code.
7. If the seasonal transient units are not constructed within ten years, the condominium units shall remain as RV sites.

J. Vesting and Compliance Policies. The following are the policies and standards for the vesting of certain improvements and compliance actions that govern the specific compliance actions required and which shall be followed in implementing the terms and conditions of this agreement:

1. The Monroe County Land Development Regulations in effect on the effective date of this Agreement shall apply to Calusa, except as otherwise provided for in this Agreement.
2. Lot owners delinquent on payment of the Monroe County license tax pursuant to Section 320.08 Florida Statutes, shall be required to pay in full any outstanding balance and delinquent fees to the Monroe County Office of Tax Collector prior to issuance of any permit under this Agreement and shall provide proof of payment to the County with the permit application.

K. Evacuation. Calusa shall be construed as a community of transient units for purposes of evacuation orders, and shall be required to evacuate in accordance

with the directives issued for transient units. The Association Staff of Calusa shall ensure strict compliance with all evacuation orders issued by Monroe County. The Evacuation Plan, attached as Exhibit G, shall be added to the Rules and Regulations of Calusa within 30 days of the effective date of this Agreement. This provision shall survive the expiration or termination of this Agreement.

- L. Impact and After the Fact Building Permit Fees.** Application for permits in accordance with this Agreement shall not be construed to require additional impact fees. However, all permit fees shall be due for after-the-fact permits as set forth in Exhibits D and E.
- M. Finding of Consistency.** By entering into this Agreement, Monroe County finds that the development permitted or proposed herein is consistent with and furthers Monroe County's Comprehensive Plan and Land Development Regulations.
-
- N. Breach, Amendment, Enforcement, and Termination.** This Agreement shall be adopted by the Association as an amendment to the Declaration of Condominium for Calusa before the public hearing before the Monroe County Board of County Commissioners. Exclusive of any others except those imposed by law, the following additional conditions, terms, restrictions, or other requirements are also determined by the parties to be necessary for the execution and enforcement of this Agreement:
1. **Material Breach.** A material breach by the Association occurs if more than 50% of the Condominium Units are not in compliance with the terms of this Agreement, and the Association has not initiated enforcement action in accordance with Chapter 718 of the Florida Statutes and the Declaration of Condominium for Calusa against 100% of the Condominium Units not in compliance with this Agreement within 270 days of the effective date of this Agreement. A material breach by Monroe County occurs upon Monroe County's failure to comply with the terms of this Agreement after Notice as provided in Subsection 2.
 2. **Notice.** Upon either party's material breach of the terms and conditions of this Agreement, the other party shall serve written notice on and shall provide the opportunity, within ninety (90) days, to propose a method of fulfilling the Agreement's terms and conditions or curing the breach. Both parties shall be provided an additional 90 days to cure the material breach or to negotiate an amendment to this Agreement within a reasonable time, as mutually agreed to by the Parties.
 3. **Code Enforcement.** If an individual unit fails to obtain the After-the-fact Permits as set forth in Exhibits D and E, the County shall have the right to pursue code enforcement action against the individual unit for the violations set forth in Exhibits D and E. Such failure by an individual unit to obtain After-the-fact Permits as set forth in Exhibits D and E shall not

constitute a breach of this Agreement, but shall only entitle the County to pursue code enforcement action against the individual unit for the violations set forth in Exhibits D and E.

4. Amendment or Termination. The parties hereto shall at all times adhere to the terms and conditions of this Agreement. Amendment, termination, extension, or revocation of this Agreement shall be made in accordance with the notification and procedural requirements set forth herein.

- (a) Amendments to this Agreement shall subject Calusa to the laws and policies in effect at the time of the amendment only if the conditions of Section 163.3233(2), Florida Statutes, are met.
- (b) No modifications, extensions, amendments, or alterations of the terms or conditions contained herein shall be effective unless ~~contained in a written document approved and executed by~~ Monroe County and The Association.
- (c) Amendment or termination shall require at least two (2) public hearings. The hearings shall be held pursuant to an application filed with Monroe County by the party seeking to amend or terminate this Agreement, along with the requisite filing fee. Notice of public hearing shall be in accordance with Monroe County ordinances and Florida Statutes.

5. Enforcement.

- (a) After notice and an opportunity to respond and/or cure the material breach as provided herein, the parties may enforce the terms of this Agreement in a court of competent jurisdiction, or any other remedy at law or in equity. In addition, Monroe County may utilize appropriate code enforcement remedies to cure any breach after notice and an opportunity to cure as provided herein. This does not waive the right of Monroe County to pursue individual code violation cases.
- (b) Monroe County, The Association, their successors or assigns, or any aggrieved or any adversely affected person as defined in Section 163.3215(2), Florida Statutes, may file an action for injunctive relief in the Circuit Court of Monroe County to enforce the terms of this Agreement or to challenge compliance with the provisions of Sections 163.3243, Florida Statutes.
- (c) Nothing contained herein shall limit any other powers, rights, or remedies that either party has, or may have in the future, to enforce the terms of this Agreement.

- O. **State and Federal Law.** If State or Federal laws enacted after the effective date of this Agreement preclude any party's compliance with the terms of this Agreement, this Agreement shall be modified as is necessary to comply with the relevant State or Federal laws; however, this Agreement shall not be construed to

waive or supersede any contention under law that The Association and/or its individual unit owners has acquired vested rights under prior law.

- P. Compliance with Other Laws.** The failure of this Agreement to address a particular permit, condition, term, or restriction shall not relieve The Association and/or its unit owners of the necessity of complying with the laws governing said permitting requirements, conditions, terms or restrictions.
- Q. Reservation of Rights.** This Agreement shall not affect any rights which may have accrued to any party to this Agreement under applicable law. Each of the County and The Association reserves any and all such rights. All approvals referenced in this Agreement are subordinate to compliance with all applicable laws, codes, and land development regulations and permits, except to the extent otherwise provided for in this Agreement.
-
- R. No Permit.** This Agreement is not and shall not be construed as a Development Permit, Development Approval or authorization to commence development, nor shall it relieve The Association of the obligations to obtain necessary Development Approvals that are required under applicable law and under and pursuant to the terms of this Agreement and Monroe County Code.
- S. Good Faith; Further Assurances; No Cost.** The parties to this Agreement have negotiated in good faith. It is the intent and agreement of the parties that they shall cooperate with each other in good faith to effectuate the purposes and intent of, and to satisfy their obligations under, this Agreement in order to secure to themselves the mutual benefits created under this Agreement. The parties agree to execute such further documents as may be reasonably necessary to effectuate the provisions of this Agreement; provided that the foregoing shall in no way be deemed to inhibit, restrict or require the exercise of the County's police power or actions of the County when acting in a quasi-judicial capacity. Wherever in this Agreement a provision requires cooperation, good faith or similar effort to be undertaken at no cost to a party, the party co-operating, reviewing or undertaking the effort shall, nonetheless, bear its cost of attendance at meetings, hearings or proceedings and comment and/or execution of documents, inclusive of the expense of its counsel.
- T. Successors and Assigns.** This Agreement shall constitute a covenant running with the land, which shall be binding upon the parties hereto, their successors in interest, heirs, assigns, and personal representatives.
- U. Joint Preparation.** This Agreement has been drafted with the participation of the County and Applicant and their counsel, and shall not be construed against any party on account of draftsmanship. The captions of each article, section and subsection contained in this Agreement are for ease of reference only and shall not affect the interpretational meaning of this Agreement. Whenever the term "included" is used in this Agreement, it shall mean that the included items, or

terms are included without limitation as to any other items or terms which may fall within the listed category.

- V. **Notices.** All notices, demands, requests, or replies provided for or permitted by this Agreement shall be in writing and may be delivered by any one of the following methods: (a) by personal delivery; (b) by deposit with the United States Postal Service as Certified or Registered mail, return receipt requested, postage prepaid, to the addresses stated below; or (c) by deposit with an overnight express delivery service with proof of receipt. Notice shall be deemed effective upon receipt. For purposes of notice, demand, request, or replies:

The address of Monroe County shall be:

County Administrator
1100 Simonton Street
Room 2-205
Key West, Florida 33040

with a copy to

Assistant County Attorney
PO BOX 1026
Key West, FL 33041
or
1111 12 th Street Suite 408
Key West, Florida 33040

The address of Calusa Campground Condominium Association, Inc. shall be:

Manuel Lopez, President
Calusa Campground Condominium Association, Inc.
325 Calusa Street
Key Largo, Florida 33037

with a copy to

Santiago D. Echemendia, Esq.
Tew Cardenas, LLP
1441 Brickell Avenue
Four Seasons Tower, 15th Floor
Miami, Florida 33131-3407

It is the responsibility of the parties to notify all parties of change in name or address for proper notice.

- W. Force Majeure.** Any prevention, delay or stoppage due to strikes, lockouts, labor disputes, acts of God, inability to obtain labor or materials or reasonable substitutes therefore, riot, civil commotion, fire or other casualty and other causes beyond the reasonable control of the party obligated to perform, excluding the financial inability of such party to perform and excluding delays resulting from appeals or rehearing, shall excuse the performance by such party for a period equal to any such period of prevention, delay or stoppage. In order to avail itself of this force majeure provision, the party invoking the same shall provide the other party with a written notice that shall consist of a recitation of all events that constitute force majeure events under this Section, together with the beginning and ending dates of such events.
- X. Construction.**
1. This Agreement shall be construed in accordance and with the laws of the State of Florida. All of the parties to this Agreement have participated fully in the negotiation and preparation hereof; and, accordingly, this Agreement shall not be more strictly construed against any one of the parties hereto.
 2. In construing this Agreement, the use of any gender shall include every other and all genders, and captions and section and paragraph headings shall be disregarded.
 3. All of the exhibits attached to this Agreement are incorporated in, and made a part of, this Agreement.
- Y. Omissions.** The parties hereto recognize and agree that the failure of this Agreement to address a particular permit, condition, terms, or restriction shall not relieve either party of the necessity of complying with the law governing said permitting requirements, conditions, term, or restriction notwithstanding any such omission.
- Z. Jurisdiction and Governing Law.** The parties hereto agree that any and all suits or actions at law shall be brought in Monroe County, Florida, and no other jurisdiction. This Agreement shall be construed and interpreted under the laws of the State of Florida. This Agreement is not subject to arbitration.
- AA. Litigation.** In the event of any litigation between the parties under this Agreement for a breach hereof, the prevailing party shall be entitled to attorney's fees and costs through the conclusion of any appellate proceedings.
- BB. Time of Essence.** Time shall be of the essence for each and every provision hereof.
- CC. Entire Agreement.** This Agreement, together with the documents referenced herein, constitute the entire agreement and understanding among the parties with

respect to the subject matter hereof, and there are no other agreements, representations or warranties other than as set forth herein. This Agreement may not be changed, altered or modified except by an instrument in writing signed by the party against whom enforcement of such change would be sought and subject to the requirements for the amendment of development agreements in the Act.

DD. Counterparts. This Agreement may be executed in one or more counterparts, and by the different parties hereto in separate counterparts, each of which when executed shall be deemed to be an original but all of which taken together shall constitute one and the same agreement.

EE. Recording. Monroe County shall record this Agreement with the Clerk of the Circuit Court of Monroe County within fourteen (14) days following signature by all parties. The Association agrees that it shall be responsible for all recording fees and other related fees and costs related to the recording and delivery of this Agreement as described in this section. The provisions hereof shall remain in full force and effect during the term hereof and shall be binding upon all successors in interest to the parties to this Agreement. Whenever an extension of any deadline is permitted or provided for under the terms of this Agreement, at the request of either party, the other parties shall join in a short-form recordable memorandum confirming such extension that shall be recorded in the Public Records of Monroe County.

FF. Conflicting Resolutions. All resolutions or parts thereof in conflict with the provisions of this Agreement and its resolution are hereby repealed to the extent of such conflict.

GG. Severability. If any part of this Agreement is contrary to, prohibited by, or deemed invalid under any applicable law or regulation, such provisions shall be inapplicable and deemed omitted to the extent so contrary, prohibited, or invalid; however, the remainder here shall not be invalidated thereby and shall be given full force and effect.

HH. Effective Date. The effective date of this Agreement is 30 days after the duly signed and recorded Agreement is received by the Florida Department of Community Affairs pursuant to Chapter 380, Fla. Statutes.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals on the day and year below written.

Signed, sealed, and delivered
in the presence of:

**CALUSA CAMPGROUND
CONDOMINIUM ASSOCIATION, INC.**

Print Name _____

By: _____
Manuel Lopez
Title: President

Print Name _____

Dated: _____

The foregoing instrument was acknowledged before me on this ____ day of _____, 2008, by _____. He/she is personally known to me or produced _____ as identification and did not take an oath.

Notary Public

Printed name

My commission expires

| [Signatures continue on next page], _____

Deleted: ¶
¶

ATTEST: DANNY KOLHAGE, CLERK

**MONROE COUNTY BOARD OF
COUNTY COMMISSIONERS**

DEPUTY CLERK

MAYOR

Exhibit A- As Built survey and Legal Description

Exhibit B- Settlement Agreement

**Exhibit C- Seasonal Residential Unit Ordinance
NUMBER 001-2008**

Exhibit F- Site Plan

Exhibit G- Evacuation Plan

CALUSA CAMPGROUND ASSOCIATION EVACUATION PLAN

Calusa employs a full time management team that manages the operation of the campground, including the evacuation of the campground in the event of a Visitor Evacuation Order. The management office will monitor all Atlantic Hurricanes to evaluate the potential threat to the Calusa Campground. Upon issuance of a Visitor Evacuation Order by Monroe County, the management team will take the following actions:

1. Immediately a notice of the Visitor Evacuation Order will be placed on the gate at the entrance to the Campground Property that a Visitor Evacuation has been ordered by Monroe County.
2. No new guests will be admitted to the campground property.
3. No persons will be admitted to the campground property for any purpose other than to secure any loose items that may become projectiles, or to gather vehicles and/or other persons to evacuate Monroe County.
4. The management team will start a phone bank to notify all occupants that a Visitor Evacuation Order has been issued and all occupants must evacuate Monroe County immediately.
5. The management team will contact Guys Towing Service to arrange to tow all RVs that have not been removed from the campground property six (6) hours after the Visitor Evacuation Order is issued to the designated RV storage area on the site plan.
6. Four (4) hours after the Visitor Evacuation Order is issued, the management team will direct the security personnel to patrol the campground property to demand all remaining occupants immediately leave the campground property.
7. Six (6) hours after the Visitor Evacuation Order is issued, the management team will coordinate with the towing service to tow all RVs that have not been removed from the campground property to the designated RV storage area on the site plan.
8. The management team will secure the RV storage area and verify all occupants have evacuated the campground property.

DEVELOPMENT AGREEMENT

THIS DEVELOPMENT AGREEMENT (Agreement) is entered into on the _____ day of _____, 2008, by and between **MONROE COUNTY**, a political subdivision of the State of Florida (Monroe County), and **CALUSA CAMPGROUND CONDOMINIUM ASSOCIATION, INC.**(the Association).

WITNESSETH:

The parties hereby agree as follows:

I. RECITALS:

~~A. The Association operates the land condominium known as Calusa Campground~~ Condominium ("Calusa") located in Key Largo, Monroe County, Florida, at mile marker 101 of US Highway 1 fronting on the bay side (the "Property"), the legal description of which is contained in Exhibit A – Survey of the Calusa Campground Property, attached hereto and made a part hereof (the "Survey").

B. The Association has the authority to enter into this Agreement through Florida Statutes Chapter 718 and the Declaration of Condominium for Calusa.

C. Calusa is a gated RV park with a full time staff managed by the Association ("Association Staff") responsible for evacuation.

D. Calusa consists of three hundred sixty-seven (367) Condominium Units (the "Condominium Units") as shown in the survey attached hereto as Exhibit A, and which are duly recognized by Monroe County according to the Settlement Agreement which is attached hereto as Exhibit B.

E. Calusa includes sites for recreational vehicles, together with accessory uses and structures including 485 linear feet of common area docking area and 72 docks assigned to specific units, marina building, boat ramp, boat trailer parking, tennis courts, basketball courts, recreation building, pool and bath houses, open space, wastewater treatment facility, maintenance building, common area meeting building, and administrative offices (hereinafter collectively referred to as the "Accessory Facilities").

F. The Monroe County 2010 Comprehensive Plan designates all the parcels of the Property as "Mixed Use/Commercial" on its Future Land Use Map.

G. Monroe County has duly adopted Ordinance No. 001-2008, attached hereto as Exhibit C, which permits seasonal residential units in the Recreational Vehicle Zoning District in accordance with an approved development agreement.

H. Exhibit D contains an agreed upon comprehensive listing including (1) any alleged code enforcement violations in Calusa pending as of the date of this Agreement; and (2) the after-the-fact permits required to resolve the code enforcement violations ("After-the-fact Permits").

I. Only ten (10) of the alleged code violations are Life, Safety, or Fire related, a list of which is attached hereto as Exhibit E (the "Safety violations").

J. Section 163.3220, Florida Statutes, authorizes Monroe County to enter into agreements with landowners and/or governmental agencies to encourage a stronger commitment to comprehensive and capital facilities planning, ensure the provision of adequate public facilities for development, encourage the efficient use of resources, and reduce the economic cost of development.

~~K. This Agreement, among other things, is intended to and shall constitute a development agreement among the parties pursuant to the Florida Local Government Development Agreement Act, Section 163.3223, et seq., Florida Statutes.~~

L. Both Monroe County and The Association recognize that the public noticing and hearing procedures shall follow the requirements of F.S. 163.3225, which require public hearings before the Planning Commission and the Board of County Commissioners for consideration of a Development Agreement.

M. Monroe County finds that entering into this Agreement furthers the purposes, goals, objectives, and policies of the Monroe County Year 2010 Comprehensive Plan (the "Comprehensive Plan"), which contains objectives and policies that seek to reduce the frequency of uses inconsistent with the Land Development Regulations and the Future Land Use Map (Objective 101.8).

11. PURPOSES

The purposes of this Agreement are as follows:

- A. To agree on a program of remedial actions and condominium improvements to achieve compliance for all three hundred sixty-seven (367) Condominium Units with the requirements of the Monroe County Code and the RV zoning district, as amended by Ordinance 001-2008.
- B. To allow Calusa to retain, pursuant to the terms of this Agreement, the legally existing, non-conforming, conforming, or accessory structures, established or in existence on the property on the date of the execution of this Agreement, except as otherwise set forth in Section (II)(C).
- C. To require applications for after-the-fact permits to resolve the Code Enforcement and Safety Violations set forth in Exhibits D and E.
- D. To allow for the continued existence of the Accessory Facilities as conforming accessory uses.

III. AGREEMENT REQUIREMENTS

The parties recognize the binding effect of Sections 163.3220-163.3243, Florida Statutes, as to the form and content of this Agreement and in accordance therewith set forth and agree to the following:

- A. **Legal Description and Ownership.** The legal description for the Property subject to this Agreement is set forth in Exhibit A. This Property is subject to condominium ownership, in accordance with the Declaration of Condominium and all amendments thereto, which have been filed in the Official Records of Monroe County at OR Book 1589 Pg 476; OR Book 2003 Pg 2473. Calusa Street is a private road and provides access to US-1. If a judicial determination is made that Calusa may not utilize Calusa Street for access to US-1, this Agreement will be subject to amendment to ensure Calusa maintains access to US-1.
- B. **Duration of Agreement.** This Agreement shall remain in effect for ten (10) years from the the effective date as defined herein, and may be extended by mutual consent of the parties and approval at a public hearing, in accordance with Florida Statutes Section 163.3229 (2007). For the duration of this Agreement, the parties agree that any development shall comply with and be controlled by this Agreement, the Monroe County Code, and the Comprehensive Plan governing the development of the land in effect on the date of execution of this Agreement, in accordance with Section 163.3220, Florida Statutes.
- C. **Permitted Uses.**
 - 1. In accordance with this Agreement and with the Recreational Vehicle Zoning district, as amended by Ordinance 001-2008, the permitted uses for Calusa include:
 - a. Recreational vehicles, as defined in Monroe County Code Section 9.5-4(R-6);
 - b. Park Models, as defined in Monroe County Code Section 9.5-4(M-15), tied down in accordance with local and state law;
 - c. Detached dwellings, as defined in Monroe County Code Section 9.5-4(D-26)
 - d. Accessory buildings and structures for each site including, but not limited to, screen rooms, sheds, carports, and other structures as permitted by Monroe County.
 - e. Accessory Facilities as shown on Exhibit A
 - f. Seasonal residential units are permitted as a minor conditional use in conjunction with a development agreement.
 - 2. The unit density is 13 units per gross acre for the 367 lawfully established Condominium Units.
 - 3. Total acreage of the site is 28.34 acres.

D. Public Facilities. There are no impacts on public facilities, since the number of lawfully existing units is not increased by approval and application of this Agreement. However, nothing in this Agreement shall be construed to prohibit an increase in the number of units through future development approvals.

1. The Florida Keys Aqueduct Authority provides domestic potable water to the Property. The water is metered by one meter for Calusa, and individual sub-meters which are for internal use only. After completion of the wastewater project, each unit will be individually metered by the Florida Keys Aqueduct Authority.
2. Electric service is provided by Florida Keys Electric Cooperative to the Property, and each unit is individually metered.
3. Solid waste service is provided to the Property by a solid waste collection system franchised by Monroe County.
4. ~~Calusa shall provide wastewater, treatment and sewage collection and disposal to the Property via onsite systems, which will be upgraded to 2010 standards as may be required by law if no community wide system is available by 2010.~~
5. Calusa shall coordinate with the County to install fire hydrants every 500 feet for fire protection for the Campground Property.

E. Reservation or Dedication of Land. There is no reservation or dedication of land for public purpose contemplated by this Agreement.

F. Transitional Recreational Vehicle Units. The Site Plan, attached as Exhibit F, depicts the Condominium Units that are designated transitional recreational vehicle units. All Condominium Units which are not designated transitional recreational vehicle units on the Site Plan are permitted to use the site as an RV space, provided the Recreational Vehicle meets all requirements of the Monroe County Code, including road readiness. All condominium sites which are designated for transitional recreational vehicle units will be permitted to use the site as an RV space in accordance with all requirements of the Monroe County Code, until the site is developed as a seasonal residential unit.

G. Legal Non-Conformities.

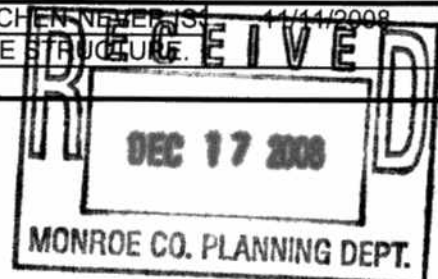
1. All structures permitted pursuant to the Recreational Vehicle Zoning district, as amended by Ordinance 001-2008, or otherwise permitted by Monroe County shall be deemed legal as of the date of this Agreement. Except for the After-the-fact Permits set forth in Exhibit D and the corrective actions required by Exhibit E, no further permits shall be required for the structures as those structures exist on the effective date of this Agreement.
2. All other existing structures on the Property as of the date of this Agreement are deemed legally non-conforming.
3. All permits required to address the existing code enforcement violations are set forth in Exhibit D, and no additional permits shall be necessary to

Attachment 2. Open Code Enforcement Cases

CALUSA COVE CAMPGROUND

UPDATED 11/11/08

CASE #	UNIT	OWNER	VIOLATION	DATE SEND
CE04090208	34	Lopez	NO PERMITS FOR SHED, SCREEN ENCLOSURE. O4303640, FOR SCREEN ENCLOSURE, NEVER ISSUED Excess of 180 days.	11/11/2008
CE06110272	35	Estevez	NO PERMITS FOR SHED, SCREEN ENCLOSURE. Excess of 180 days.	11/11/2008
CE03070156	36	Alfonzo	PERMIT #03300084 FOR SCREEN ENCLOSURE AND SLAB	11/11/2008
CE06110274	37	Castrillon	NO PERMIT FOR SHED, CAR CANOPY, AND SHADE STRUCTURE.	11/11/2008
CE06120037	38	Orasi	NO PERMITS FOR SHED WOOD DECK, AND SHAD AND SHADE STRUCTURE, EXCESS 180 DAYS. NO CHANGES	11/11/2008
CE06120038	39	Garcia	NO PERMIT FOR SHED, WOOD DECK, SHADE STRUCTURE.	11/11/2008
CE06120040	40	Silva	NO PERMITS FOR SHED, SLAB, CANOPY. Excess of 180 days.	11/11/2008
CE06120042	41	De Castro	NO PERMITS FOR SHED AND SHADE STRUCTURE	11/11/2008
CE04050146	42	Gallardo	03302010,PORCH ROOF,04300950 WOOD DECK, 04302760 PATIEO ROOF, 04305167 SHED & FENCE 05306069 TILE OVER SLAB. ALL CLOSED.	11/11/2008
CE06120043	43	Besu	NO PERMITS FOR SHED, SLAB CANVAS SHADE STRUCTURE, EXCESS OF 180 DAYS.	11/11/2008
CE06120051	44	Valentin	03305085-SLAB, 04301813 PATIO ROOF/SCREEN E 04303406-FENCE AND WOOD DECK, 05301742- SHED NEVER ISSUED.	11/11/2008
CE06010201	45	Morejon	NO PERMIT FOR CARPORT & SLAB. Excess of 180 days.	11/11/2008
CE06120062	46	Hernandez	No permit for shed, slab & aluminum enclosure. Excess of 180 days.	11/11/2008
CE06120062	47	Cousineau	NO PERMITS FOR SHED OR SLAB. Excess of 180 days.	11/11/2008
CE04050153	48	Laurel	05301175-SLAB & PORTABLE KITCHEN NEVER ISS. ISSUED. NO PERMITS FOR SHADE STRUCTURE. NO PERMITS FOR SHED.	11/11/2008



CE06120064	49	Gonzalez	SHADE STRUCTURE PERMITTED. 03304740 02304903 -SLAB PERMITTED TIED DOWN ON JACKS, NOT ROAD READY.	11/11/2008
CE06120066	50	Barrett	NO PERMITS FOR SLAB AND CAR PORT. NOT ROAD READY, UNIT ON BLOCKS.	11/11/2008
CE06120067	51	Montenegro	NO PERMITS SHED ,SLAB,CARPORT.	11/11/2008
CE06120069	52	Marrero	NO PERMITS FOR SLAB AND SCREEN ENCLOSURE Excess of 180 days. NOT ROAD READY, UNIT HAS SKIRTING.	11/11/2008
02-1321C	53	Nunez	NOT ROAD READY, UNIT SKIRTED IN. 02304525-HOT TUB-NO FINALES. NO PERMIT FOR SLAB, AND ALUMINUM ROOF SHADE STRUCTURE.	11/11/2008
CE06120086	54	Chirole	04301815-PATIO ROOF CLOSED. 03304666-SLAB CLOSED. NO PERMIT FOR SHED, UNIT NOT ROAD READY.	11/11/2008
CE06120087	55	Chirole	NO PERMITS FOR SLAB & ALUMINUM ROOF NO PERMITS FOR LIGHTS. NOT ROAD READY, UNIT HAS SKIRTING.	11/11/2008
CE06120088	56	Ortega	03305090-PATIO ROOF CLOSED. 03300726 SLAB-OPEN.	11/11/2008
CE06120089	57	Martinez	08301512-SLAB-OPEN. NO PERMIT FOR CARPORT NOT ROAD READY, UNIT HAS SKIRTING.	11/11/2008
CE04120048	58	Hernandez	04303691 PATIO ROOF & SCREEN, NEVER ISSUED 04303164-SLAB-OPEN. NOT ROAD READY, SKIRTING	11/11/2008
CE06120093	59	Rodriguez	NO PERMITS FOR OPEN ALUMINUM ROOF, AND SLAB. NOT ROAD READY, UNIT HAS SKIRTING	11/11/2008
CE06120095	60	Diaz	NO PERMITS FOR SHED & ALUMINUM ROOF. Excess of 180 days.	11/11/2008
CE06120096	61	Barrios	NO PERMITS FOR SHED AND ALUMINUM ROOF. Excess of 180 days.	11/11/2008
CE06120097	62	Nicolas	NO PERMITS FOR SHED,SLAB,CARPORT. Excess of 180 days.	11/11/2008
CE06120098	63	Rafuls	NO PERMIT FOR SLAB. Excess of 180 days.	11/11/2008
	64		VACANT	
CE06010202	65	Torres	NO PERMIT FOR SLAB & SHED	11/11/2008

			Excess of 180 days.	
CE06120100	66	Torres	03305736-SLAB-OPEN.	11/11/2008
			Excess of 180 days.	
			NOT ROAD READY, UNIT HAS SKIRTING.	
CE06120100	67	Abreu	NOT ROAD READY, UNIT HAS SKIRTING.	11/11/2008
			Excess of 180 days.	
			03305736-SLAB-OPEN. NO PERMIT OPEN ROOF.	
CE07010093	68	Lopez	Excess of 180 days.	11/11/2008
CE04090066			NO PERMITS FOR SLAB,DECK AND SHED.	
	69		VACANT- WITH SLAB	
	70		VACANT	
CE07010094	71	Pratt	NO PERMITS ON RECORD FOR SLAB & SHED SKIRTING, FENCE Not road ready. Excess of 180 days.	11/11/2008
CE07010095	72	Hunsberger	Excess of 180 days. No permits for shed & shade structure.	11/11/2008
	73		VACANT	
	74		VACANT	
CE07010096	75	Fernandez	NO PERMITS ON RECORD FOR SLAB & SHED ALUMINUM ROOF Road ready. Excess of 180 days.	11/11/2008
CE04050150	76	Oliva	No permit for aluminum roof & slab.	11/11/2008
CE03070151			Excess of 180 days.	
CE04050161				
CE07010097	77	Jerdani Corp	NO PERMITS ON RECORD FOR ALUMINUM ROOF TIE DOWN, WOOD DECK, & SLAB Not road ready. Excess of 180 days.	11/11/2008
	78		VACANT	
CE03070149	79	Hernandez	VACANT NO PERMITS ON RECORD FOR SLAB Have shed.	11/11/2008
CE04050158	80	Garcia	No permit for aluminum roof & slab. Excess of 180 days.	11/11/2008
CE07010109	81	Orta	No permits for fence and shed. Excess of 180 days.	11/11/2008
CE04050151	82	Gomez	VACANT 01303573 FOR CONCRETE SLAB ONLY CLOSED	11/11/2008

			04302965 ACCESSORY USES EXCEEDS PRINCIPLE USES - PORCH & SCREEN ROOM - VOID NO PERMITS FOR WOOD DECK & CANOPY Have shed.	
CE070101110	83	Keller	CASE NUMBER WRONG Excess of 180 days.	11/11/2008
CE070101112	84	Perez	Excess of 180 days. No permit for fence.	11/11/2008
CE070101113	85	Jimenez	NOT ROAD READY, EXCESS OF 180 DAYS. NO PERMITS, PATIO ENCLOSURE, SHED, ELECTRICAL, PLUMBING	11/11/2008
CE070101117	86	Cayon	Excess of 180 days. No final on permit # 04300680.	11/11/2008
CE070101118	87	Martinez	EXCESS 180 DAYS, NO PERMIT FOR SHED.	11/11/2008
	88		VACANT	
CE070101119	89	Chirole	Not road ready. No final on permit # 02302110. Excess of 180 days.	11/11/2008
CE07010127	90	De Arce	Excess of 180 days. No permit for shed.	11/11/2008
CE07010128	91	Llama	No permit for shade structure, pavers & wood deck. Excess of 180 days.	11/11/2008
CE07010133	92	Lima	NO PERMIT FOR SHED, DECK, AND SHADE STRU	11/11/2008
CE06010208	93	Labrador	No finals for aluminum enclosure & slab. No permit for shed. Excess of 180 days.	11/11/2008
CE07040210	94	Furones	No permit for concrete slab poured 4-24-07	11/11/2008
CE07010134	95	Café Transport	No final on permit #0230005. Excess of 180 days.	11/11/2008
CE07010135	96	Concepcion	Excess of 180 days.	11/11/2008
	97		VACANT	
	98		VACANT	
CE07010136	99	Baker	No permits for central air conditioner and shade structure. Excess of 180 days.	11/11/2008
	115		Excess of 180 days.	11/11/2008
	123		Excess of 180 days.	11/11/2008
	124		Not road ready. Excess of 180 days.	11/11/2008

CE06010192	126	Molina	No permit for wooden fence & deck. 08301312 ELECTRIC/MISC	11/11/2008
02-1365C CE03040180	200	Lamas	NO PERMITS FOR ROOF OVER SLAB, OR SHED P PROPERTY HAS A FINE & LIEN	
CE06120024	201	Duran	VACANT NO PERMITS FOR SLAB	11/11/2008
	202		VACANT NO PERMITS FOR SLAB	
CE06110257	203	Gonzalez	Excess of 180 days. NO PERMITS FOR SHED AND SLAB	11/11/2008
CE06110259	204	Duran	Excess of 180 days. NO PERMITS FOR SHED & OPEN ROOF	11/11/2008
	205		VACANT NO PERMITS FOR SHED AND SLAB	11/11/2008
CE06110234	206	Delgado	NOT ROAD READY UNIT HAS SKIRTING 02303341-SCREEN ENCLOSURE-VOID 02301417-SLAB-OPEN	11/11/2008
CE06110267	207	Laffitte	Excess of 180 days. 02302904-PAVERS & SCREEN ENCLOSURE PASSED.	11/11/2008
CE06110269	208	Alvarez	Excess of 180 days. NO PERMITS FOR SLAB	11/11/2008
CE06110270	209	Ballester	Excess of 180 days. 02303197 FINALED, 02301496 NOT FINALED	11/11/2008
	210		VACANT CONC SLAB NO PERMIT	
CE06110271	211	Goodrich	05302012-SLAB-VOID Excess of 180 days.	11/11/2008
CE04040244	212	Hernandez	04303090-VOID. NO PERMITS FOR, SHED, OPEN ROOF, OUTSIDE KITCHEN. Excess of 180 days.	11/11/2008
CE06110275	213	Peter	NOT ROAD READY, UNIT HAS SKIRTING. 05302196-TILES-OPEN. 03300677-SLAB-OPEN. 05301642-SHED-CLOSED. 05300529-ROOF & SCREEN-CLOSED	11/11/2008
CE06120002	214	Fahrenkopf	Excess of 180 days. 04301249-SLAB-CLOSED.	11/11/2008
CE06120003	215	Alfonso	Excess of 180 days. 05301713-SLAB-OPEN. 04300679-PATIO ROOF-OPEN	11/11/2008

CE06120005	216	Nicholls	Excess of 180 days. 05302425-patio roof & screenroom-open. 05302011-patio slab-open.	11/11/2008
	217		VACANT NO PERMIT FOR SLAB.	
	218		NO PERMITS FOR, SHADE STRUCTURE, SHED, W WOOD DECK.	11/11/2008
CE06120033	219	Downing	NO PERMITS FOR, SHED, SLAB, WOOD DECK, SHADE STRUCTURE, BOAT PORT.	11/11/2008
CE06120030	220	Baluja	Excess of 180 days. NO PERMITS	11/11/2008
CE06120032	221	Rubi	Excess of 180 days. NO PERMIT FOR SHED, AND STONE SLAB	11/11/2008
CE06010203	222	Johnson	Excess of 180 days.	11/11/2008
CE06120029			NO PERMITS	
CE04030225	223	Moropa	No permit for canvas shed, toilet & plumbing. Excess of 180 days.	11/11/2008
CE06010207	224	Manatee Landing LLC	Excess of 180 days. VACANT, NO PERMITS	11/11/2008
	225		VACANT NO PERMITS	11/11/2008
CE06120006	226	Sunset View LLC	No final for permits. No permit for concrete slab. VACANT, PERMIT TO DEMO DECK FINALED	11/11/2008
CE06120007	227	BiFano	No final for slab and seawall. PERMIT FOR SLAB, SEAWALL FINALED	11/11/2008
CE06120008	228	B G & R A LLC	Excess of 180 days. Permit 04303956-demo screen room finaled & closed Permit #05300815-demo screen room -finaled & closed Permit 04302970-slabs -finaled & closed	11/12/2008
CE06120009	229		VACANT Permit 02304427 -ATF alum. Patio & concrete slab cut asway-closed	11/12/2008
CE06120026	230	Atorresagasti	No permits screened enclosure and shed. Excess of 180 days. NO PERMITS FOR SCREEN ENCLOSURE, NO RV	11/12/2008
	231		VACANT Permit 08302012-2 decks & fence-open-good till 11/29/08 SLAB AND WOOD DECK	11/12/2008
CE06120025	232	Cambo	No permits for slabs and fence.	11/12/2008

			wood slab removed-concrete slab & fence-no permits	
CE06120010	233	Wais	No final inspection on shed permit. PERMIT FOR SHED FINALED permit #05302087 for shed finaied & complete	11/12/2008
CE06120011	234	Hutchins	No permit for aluminum roof. Excess of 180 days. Permit #05301714-cap on concrete patio only-finaied	11/11/2008
CE06010224	245	Gomez	No permit for shed with electric & water, fence,slab and aluminum roof. Excess of 180 days. NOT ROAD READY, UNIT HAS SKIRTING	11/11/2008
CE06010219	246	Viciedo	No permit for aluminum enclosure, shed,fence,slab and kitchen. Also, excess of 180 days. Excess of 180 days. NOT ROAD READY, UNIT HAS SKIRTING	11/11/2008
CE06010216	247	Barrios	BOAT LIFT 08301212, ALUMINUM ROOF 033013665 NOT ROAD READY, NO SHED PERMIT UNIT HAS SKIRTING.	11/11/2008
CE06120012	253	Martinez	No permit for shed. No final for permit #02302165. Excess of 180 days. Permit #02302874-Patio roof over-finaied & closed	11/12/2008
CE06010214	254	Rebull	Not road ready. No final on permit #03304327 for screen, roof patio. Excess of 180 days. 04301040 ISSUED, 03302185 FINAIED,03304327 ISSUED	11/11/2008
CE06120013	255	Alvarez	No permits for concrete slab, shade structure, wood deck, and two sheds. Excess of 180 days.	11/11/2008
CE04040271	256	Alvarez	No permit for fence and electric. No finals on patio roof and concrete slab. Excess of 180 days. PERMITS ISSUED NO FINALES	11/11/2008
CE06120014	257	Rojas	Refrigerator on the porch. Excess of 180 days. PERMITS ISSUED AND FINAIED 03304479	11/11/2008
CE06120015	258	Dorta	Excess of 180 days. Permit 03304480-Patio Roof issued no final	11/11/2008
CE07010091	259	Perello	Excess of 180 days. permit #03304239-Shade Structure finaied/complete	11/11/2008
CE07010092	260	Audrain	Excess of 180 days. No permits. No permits for shed or fence	11/11/2008

CE04050148	301	Gonzalez	No permit for shed. Excess of 180 days.	11/11/2008
			permit 02304450 for patio roofover closed	
			permit 02302451 for concrete slab closed	"
			permit 04304051 demo aluminum roof closed	"
			permit 02302452 for concrete slab inot issued	"
			permit 05300489 for pw. Pedestal not issued	"
CE06120016	302	Orasi	No permits for shed and slad.	11/11/2008
			Excess of 180 days.	
			permit 03301374 for demo wood deck no inspection	11/12/2008
			permit 053000488 for pw pedestal not Inssued	"
CE06120017	303	Jimenez	No permits for shed, slad and pavers.	11/12/2008
			permit for ATF shed & concrete slab-07303147 no fina	
			permit 04303692 for patio roof -not issued	
			permit 05300490 for power pedestal -not issued	
			Excess of 180 days.	
CE03070142	304	Perez	No permits for wooden deck, slab and shed.	11/11/2008
			Excess of 180 days.	
			no permits applied for or issued	11/12/2008
CE06120018	305	Diaz	permit for alum roof not issued	11/11/2008
			Excess of 180 days.	
CE06120019	306	Gonzalez	No permits for shed and pavers. Excess of 180 days.	11/11/2008
CE06120020	307	Beoto	No permits for shed, wooden deck and slab.	11/11/2008
			Not road ready. Excess of 180 days.	
CE06120021	308	Garcia	Permits not issued for shed, boat lift and electrical	11/11/2008
			pedestal. No permit for wooden deck.	
			Not road ready. Excess of 180 days.	
			BOAT LIFT,ELECTRIC PEDESTAL, NO PERMITS	
CE04050143	309	Sanchez	No permits for aluminun porch roof and concrete slab.	11/11/2008
			No permits for wooden deck, shed and electric dockside.	
			Not road ready. Excess of 180 days.	
CE06120022	310	Guidi	SHED, DECK, SLAB DEMO PASSED INSPECTIONS	11/11/2008
			SCREEN ENCLOSURE PERMIT VIODED.	
			Not road ready. Excess of 180 days.	
CE04050142 CE04030023	311	Fernandez	No permits for aluminun porch roof and concrete slab.	11/11/2008
			No permits for canvas shade structure, kitchen and deck.	
			Not road ready. Excess of 180 days.	
CE04030025	312	Perez	03304475-PATIO ROOF-CLOSED	11/11/2008

			NO PERMIT FOR SHADE CANOPY.	
			NOT ROAD READY, UNIT HAS SKIRTING.	
			NO PERMIT FOR SHED.	
CE04090211	313	Dunkley	0430335 concrete slab/aluminum roof over	11/11/2008
CE04030028			NOT ROAD READY, UNIT HAS SKIRTING.	
			NO PERMIT FOR SHED.	
CE04050141	314	Milian	NO PERMIT FOR SLAB, SHED OPEN ROOF.	11/11/2008
CE04030029			Excess of 180 days.	
CE04090216			NO CHANGES	
			NOT ROAD READY.	
CE06120124	315	Leon	03303045-FOUR WALL ROOF-OPEN	11/11/2008
			NOT ROAD READY.	
CE06120125	316	Leon	NO PERMIT FOR SLAB.	11/11/2008
CE05050297	317	Labrador	ATF 05302495-SHED, ROOF OVER SLAB-OPEN	11/11/2008
			NOT ROAD READY, HARD PLUMBED	
CE06120139	318	Reece	NOT ROAD READY, UNIT HAS SKIRTING.	11/11/2008
CE06120140	319	Falcon	NOT ROAD READY, OPEN PERMIT PATIO ROOF.	11/11/2008
CE06120158	320	Ramos	05300682-ELECTIC PEDESTAL-OPEN	11/11/2008
			NO PERMITS FOR SHED& OPEN ROOF. NOT ROAD READY.	
CE06120159	321	Weber	VACANT	11/11/2008
	322		VACANT	11/11/2008
	324		VACANT	11/11/2008
	325		DECK PASSED FINALE INSPECTION/VACANT	11/11/2008
01-0763C	326	Suarez	No permit for wooden dock and shed.	11/11/2008
			Excess of 180 days.	
			DECK PASSED FINALE INSPECTION/CANOPY PASSED INSPECTION	
CE04040193	327	Fernandez	NO PERMIT FOR SHED.	11/11/2008
			Excess of 180 days.	
			SLAB, DECK, SCREEROOM PASSED INSPECTION	
	328		VACANT	11/11/2008
			SCREEN ENCLOSURE, AND SLAB PASSED FINALE INSPECTION	
	329		VACANT NO PERMITS FOR SLAB.	11/11/2008

CE07020271	330	Carrero	No permits for slab and carport. Excess of 180 days.	11/11/2008
			nopermits applied for	11/12/2008
CE06120023	331	Hernandez	No permit for shed. Excess of 180 days.	
			#01304710-patio slab over small slab-no final inspect	11/12/2008
CE07020033	332	Alejo	No permits for shed, white picket fence and shade structure. Excess of 180 days.	1/13/2006
			no permits applied for	11/12/2008
CE07020034	333	Moreno	No permits for shed and shade structure frame.	
			Excess of 180 days.	1/13/2006
			no permits applied for or issued for shed,shade struct	11/12/2008
CE07020035	334	Duran	No permits for pavers and shade structure.	
			Excess of 180 days.	1/13/2006
			no permits applied for	11/12/2008
CE06010229	338	Contador	NO PERMIT FOR SHED.	
			Excess of 180 days.	1/13/2006
			permit 04301780-slabscreen porch,deck fence closed	11/12/2008
CE07020037	339	Marrero	No permits for shed and wooden deck.	
			Excess of 180 days.	
			#02301777-slab has no final inspection	11/12/2008
CE07020038	340	Williams	No permits for shed, wooden deck, concrete slab and shade structures. Excess of 180 days.	1/13/2006
			ALUMINUM ROOF PERMIT ISSUED.	
			#02302768-alum.carport roof (free standing)closed	11/12/2008
CE07020039	341	Oliveira	No permits for shed, wooden deck, concrete slab, aluminum carport and fence. Excess of 180 days.	1/13/2006
			no permits applied for or issued	11/12/2008
CE07020040	342	Perez	No permits for shed, wooden deck, concrete slab and shade structure's frame. Excess of 180 days.	1/13/2006
			#03303026-alum. Carport -complete	11/12/2008
CE07020041	343	Guillama	No permits for shed and wooden deck.	
			Excess of 180 days.	1/13/2006
			#02302761-alum. Screen room -complete	11/12/2008
CE07020193	344	Guerra	NO SHED PERMIT	
			Excess of 180 days.	1/13/2006
			no permits applied for or issued	11/12/2008
CE07020043	345	Rodriguez	No permit for wooden deck and concrete slab.	
			Excess of 180 days.	1/13/2006

			no permits applied for or issued	11/12/2008
CE04050155	346	Duran	No permit for aluminum roof & slab. Permit #04303018 not issued. Excess of 180 days.	11/12/2008 5/18/2004
CE07020044	347	Gonzalez	No permit for slab. Excess of 180 days.	1/13/2006 11/11/2008
CE07020047 02-1234C	348	Hernandez	No permits for deck and screen enclosure. No permit for shed. Excess of 180 days.	11/11/2008 1/13/2006
CE07020051	349	Herrera	No permits for shed. Excess of 180 days.	1/13/2006 11/11/2008
CE07020052	350	Ramirez	No permits for shed and concrete slab. Permit #02302770 for roof, not issued. Excess of 180 roof permit is now voided	1/13/2006 11/12/2008
CE07020053	351	Alejo	No permits for shed, slab and white picket fence. Excess of 180 days.	11/12/2008 5/18/2004
02-1235C CE07020055	352	Ojeda	No permits for shed, wooden deck, concrete slab, and shade structures. Excess of 180 days.	1/13/2006 11/12/2008
CE07020056	353	Valdes	No permits for shed, wooden deck and concrete slab. Excess of 180 days.	1/13/2006 11/12/2008
CE04050138	354	Perez & Roman	Excess of 180 days. No final for permit #0203582.	11/12/2008 5/17/2004
CE07020060	355	Baltar	No permits for shed, wooden deck and concrete slab. Excess of 180 days.	1/13/2006 11/12/2008
CE07020061	356	Fontela	No permit for shed. Not road ready. Excess of 180 days.	1/13/2006 11/12/2008
	357		SHED,SLAB,VACANT	11/12/2008
CE07020063	358		No permit for mobile on blocks. Excess of 180 days.	11/12/2008 5/18/2004
CE07020064	359	Martinez	No permit for shed . Not road ready. Excess of 180 days.	11/12/2008 1/13/2006
CE07020065	360	Enriquez	Not road ready. Excess of 180 days. NO PERMIT FOR SHED, AND DECK.	11/12/2008 1/13/2006
CE04050152	361	Lopez	No final for aluminum roof. No permit for slab.	11/12/2008

			Excess of 180 days.	5/17/2004
CE07020066	361A	Mackinson	Excess of 180 days.	11/12/2008
				1/13/2006
CE07020070	361B	Dispirito	No permits for shed & shade structure. Excess of 180 days.	11/12/2008
CE07020068	362	Abad	No permits for slab, shed and wooden deck. Excess of 180 days.	11/12/2008
CE07020067	363	O'Farrell	No permit for shed. Excess of 180 days.	11/12/2008
CE07020072	364	Castro	No permits for shed and slab. Not road ready.	11/12/2008
			Excess of 180 days.	1/13/2006
CE07020074	365	Labrador	No permits for shed and slab.	11/12/2008
				1/13/2006
CE07020076	366	Labrador	No permits for shed and screened enclosure.	11/12/2008
			Not road ready. No permit for wooden deck. Excess of 180 days.	1/13/2006
CE04050157	367	Barrios	No final for aluminum roof & slab.	11/12/2008
CE04030035			No permits for wooden deck and awning. Excess of 180 days.	5/20/2004
CE07020080	368	Marrero	No permits for shed and slab. Excess of 180 days.	11/11/2008
				1/13/2006
CE07020081	369	Portal	No permits for shed and slab. Excess of 180 days.	11/11/2008
				1/13/2006
CE07020082	370	Ravelo	No permits for shed and slab. Excess of 180 days.	1/13/2006
				11/11/2008
CE07020083	371	Hernandez	No permits for shed and slab. RV is not road ready.	11/11/2008
			Excess of 180 days.	1/13/2006
CE07020084	372	Perez	No permits for shed, slab, shade structure and pavers. Excess of 180 days.	11/11/2008
CE07020085	373	Bersani	No permits for shed and slab. Excess of 180 days.	11/11/2008
			04300681-PATIO ROOF -OPEN.	
CE07020086	374	Veliz	No permits for shed and shade structure frame.	11/11/2008
			04300244-SLAB-OPEN. 04300678-PATIO ROOF-CLOSED.	
			02300435-SLAB-NO INSPECTIONS.	
CE07020087	375	Benitez	No permits for shed and slab. Excess of 180 days.	11/11/2008

			03300227-OPEN ALUMINUM PATIO ROOF.CLOSED.	
CE07020088	376	Beoto	NO PERMITS FOR SHED, WOODEN DECK, AND ALUMINUM ROOF. EXCESS 180 DAYS.	11/11/2008
CE07020089	377	Fernandez	No permit for shed. Excess of 180 days. 02300809- ROOF- OPEN.	11/11/2008
CE06010226	378	Gonzalez	No permit for shed and wood deck. Excess of 180 days.	11/11/2008
CE04050147 CE03070140	379	Fernandez	No permit for aluminum roof & slab. Not road ready. No permit for wooden deck and shed. Excess of 180 days. 05302144-ALUMINUM-ROOF-OPEN .	11/11/2008
CE07020090	380	Gonzalez	No permit for shed. RV on blocks. Not road ready. Excess of 180 days.	11/11/2008
CE07020124	381	Gonzalez	No permit for shed and slab. RV on blocks. Not road ready. Excess of 180 days.	11/11/2008
CE07020125	382	Herrere	No permits for shed and wooden deck. Not road ready. Excess of 180 days.	11/11/2008
CE07020126	384	Lopez	No permits for shed and slab. Excess of 180 days.	11/11/2008
CE07020127	385	Russi-Machado	No permits for shed and screen enclosure. Not road ready. Excess of 180 days.	11/11/2008
CE07020128	386	Menendez	No permits for shed, slab, screen enclosure and shade structure frame. Not road ready. Excess of 180 days.	11/11/2008
CE07020129	387	De La Torre	No permits for shed, slab, screen enclosure and shade structure frame. Not road ready. Excess of 180 days.	11/11/2008
CE07020131	388	Say Pedro	no permit for shed, slab and pavers not road ready.	11/11/2008
	392		SLAB, NO PERMIT - VACANT LOT.	11/11/2008
CE07020132	393	Nunez	No permits for shed,slab,pavers and shade structure. Not road ready. Excess of 180 days.	11/11/2008
CE07020133	394	Garcia	No permits for shed,slab,decks and shade structure. Not road ready. Excess of 180 days.	11/11/2008
CE07020134	395	Lugo	No permits for shed, slab and shade structure. Not road ready. Excess of 180 days.	11/11/2008

			PERMIT FOR PATIO ROOF.	
CE07020136	396	Maresma	No permits for shed, deck and shade structure. Not road ready. Excess of 180 days.	11/11/2008
CE04030049 CE04090217	401	Lopez	04303256 PERMIT FOR WOOD DECK NEVER ISSUED, NO PERMITS FOR SLAB & SHADE STRUCTURE Have shed & skirting. Not road ready, have skirting. Excess if 180 days.	11/11/2008
CE07000138	402	Herrera	NO PERMITS ON RECORD FOR SLAB, ALUMIN. CARPORT, SHED Road ready. Excess of 180 days.	11/11/2008
CE07020143	403	Orta	NO PERMITS FOR SHED, CONCRETE SLAB Road ready, excess of 180 days.	11/11/2008
CE07020148	404	Ganda	NO PERMITS FOR SLAB, SINK ADDED Not road ready, skirting screwed in. Excess of 180 days	11/11/2008
CE06010190	405	Castilla	PERMIT #03305092 FOR TILED SLAB - OPEN NO PERMITS SHADE STRUCTURE OR SHED Not road ready, have skirting. Excess if 180 days.	11/11/2008
CE07020149	406	Iglesias	NO PERMIT FOR SLAB, CANVAS CARPORT W/MOTION LIGHTS Road ready, excess of 180 days.	11/11/2008
CE07020150	407	Fernandez	NO PERMIT FOR SLAB, PERMIT #08303225 TREE REMOVAL - OPEN Road ready, excess of 180 days.	11/11/2008
CE07020151 CE05050311	408	Garcia	NO PERMITS FOR FENCE, DEMO OF SHED, CARPORT, SLAB, ROOF, SKIRTING Permits APPLIED for but never PICKED UP #05305754, and #05303431 Road ready, excess of 180 days.	11/11/2008
CE03070138 CE07020153	409	Guion	NO PERMITS ON RECORD FOR SLAB There is a shed on site. Not road ready. Excess of 180 days	11/11/2008
CE07020154	410	Feliz	NO PERMITS ON RECORD FOR GAZEBO There is a shed on site. Road ready. Excess of 180 days.	11/11/2008
CE07020157	411	Hawkins	NO PERMITS ON RECORD FOR ELEVATED	11/11/2008

			WOOD DECK, SLAB, SHED Not road ready. Excess of 180 days	
CE07020159	412	Polo	PERMIT 03304242 FOR SLAB - OPEN NO PERMITS FOR VERY HIGH CANVAS R/V PORT W/LIGHT FIXTURE, CARPORT There is a shed on site. Road ready. Excess of 180 days.	11/11/2008
CE07020160	413	Quintero	NO PERMITS ON RECORD FOR SLAB There is a shed on site. Road ready. Excess of 180 days.	11/11/2008
CE07020161	414	Diaz	PERMIT #04300802 FOR SLAB & FENCE - OPEN Light fixture attached to carport Road ready. Excess of 180 days.	11/11/2008
CE07020162	415	Sanchez	PERMIT #03305091 FOR PATIO ROOF - FINALED Light fixture and fan added. Road ready. Excess of 180 days.	11/11/2008
CE07020163	416	Lakkundi	PERMIT #04301033 CONCRETE SLAB - FINALED Aluminum screen encl & canvas awning ADDED Road ready. Excess of 180 days.	11/11/2008
CE07020164	417	Pena	NO PERMITS ON RECORD FOR SLAB, SHED Road ready. Excess of 180 days.	11/11/2008
CE07020165	418	Hernandez	NO PERMITS ON RECORD FOR SLAB, SHED Lights attached to carport. Road ready. Excess of 180 days.	11/11/2008
CE03070148	419	Diaz	01301351 FOR SCREEN ROOD - CLOSED NO ATF PERMIT FOR CONCRETE SLAB. Have shed. Road ready. Excess of 180 days.	11/11/2008
CE07020166	420	Spasiuk	01304536 FOR SLAB - OPEN NO PERMIT FOR WOOD DECK Have shed. Road ready. Excess of 180 days.	11/11/2008
CE07020167	421	Di Nicola	NO PERMITS ON RECORD FOR LARGER CANVAS CARPORT, SLAB & ANOTHER CARPORT ADDED Have shed. Not road ready. Excess of 180 days.	11/11/2008
CE07020168	422	Di Nicola	NO PERMITS ON RECORD FOR SLAB & SHADE STRUCTURE, ADDED CANVAS CARPORT	11/11/2008

			Have shed.	
			Not road ready. Excess of 180 days.	
	423		VACANT	11/11/2008
			RV ON LOT	
CE03070147	424	Cortina	NO PERMITS ON RECORD FOR SLAB, AWNING,	11/11/2008
			CANVAS CARPORT W/LIGHTS ADDED	
			Road ready. Excess of 180 days.	
CE07020174	425	Oquendo	NO PERMITS ON RECORD FOR SLAB & CANVAS	11/11/2008
			ALUM FRAME CAVAS CARPORT ADDED	
			Sink has faucet.	
			Road ready. Excess of 180 days.	
	426		VACANT	11/11/2008
			NO PERMITS FOR SLAB, & SHED	
01-0770C CE07020179	427	Morrissey	NO PERMITS ON RECORD FOR SLAB &	11/11/2008
			ENCLOSURE, WOOD STORAGE UNIT	
			ATTACHED TO R/V	
			Have shed.	
			Not road ready. Excess of 180 days.	
CE07020175	428	Latour	NO PERMITS FOUND FOR WOOD DECK	11/11/2008
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020177	429	Reina	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUCTURE	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020176	430	Exotic Center In	03304099 FOR SLAB & ALUMINUM PATIO - OPEN	11/11/2008
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020178	431	Dyer	03301844 FOR SLAB - OPEN	11/11/2008
			NO PERMIT FOR SCREEN ENCLOSURE	
			Have shed and canvas tubing.	
			Not road ready. Excess of 180 days.	
CE07020181	432	Michel	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUCTURE, ALUM TUVE/CANVAS & WOOD	
			DECK	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020182	433	Rios	02300276 FOR ALUM CANOPY-NEVER ISSUED	11/11/2008

			NO PERMIT FOR SLAB & SHADE STRUCTURE Have shed. On blocks. Road ready. Excess of 180 days.	
CE07020183	434	Bello	NO PERMITS ON RECORD FOR SLAB & ALUM CARPORT On blocks. Road ready. Excess of 180 days.	11/11/2008
CE07020184	435	Sebastian	NO PERMITS ON RECORD FOR SLAB & SHADE STRUCTURE, CANVAS SHADE ADDED Have shed. Road ready. Excess of 180 days.	11/11/2008
CE07020186	436	Eager Family	NO PERMITS ON RECORD FOR SLAB Have shed. Road ready. Excess of 180 days.	11/11/2008
	437		VACANT - NO PERMITS ON RECORD FOR SLAB	11/11/2008
CE07020188	438	Perez	NO PERMITS ON RECORD FOR SLAB & SCREEN ENCLOSURE Have shed. Not road ready. Excess of 180 days.	11/11/2008
CE07020190	439	Sanchez	00303755 FOR OPEN PATIO, CONCRETE SLAB & FREE STANDING ALUM ROOF - OPEN ADDED SCREEN TO EXISTING ROOF 01302943 - CLOSED Have shed. Not road ready. Excess of 180 days.	11/11/2008
CE07020191	440	Gardenache	NO PERMITS ON RECORD FOR SLAB & SHADE STRUCTURE Have shed. Not road ready. Excess of 180 days.	11/11/2008
CE04090002	441	Hernandez	NO PERMITS ON RECORD FOR SLAB & SHADE STRUCTURE TURNED INTO SCREEN ROOM Have shed, refrigerator under shade structure. Road ready. Excess of 180 days.	11/11/2008
CE04050154 CE07020193	442	Rodriguez	02300273 FOR SLAB - CLOSED, 04301811 FOR DEMO OF OUTSIDE BAR - CLOSED & 05301387 FOR ATF ALUMINUM AWNING - CLOSED Have shed. Road ready. Excess of 180 days.	11/11/2008
CE04050156	443	Corrales	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008

			STRUCTURE	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020193	444	Delgado	03304236 PATIO ROOF FOR SHADE STRUCTURE	11/11/2008
			INCLUDING SLAB - CLSED	
			Road ready. Excess of 180 days.	
	445		VACANT - NO PERMITS ON RECORD	11/11/2008
	446		VACANT - NO PERMITS ON RECORD	11/11/2008
CE07020196	447	Martinez	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUTURE, OR WOOD DECK	
			Have shed.	
			Not road ready. Excess of 180 days.	
CE07020199	448	Morejon	00304273 ALUMINUM ROOF - EXPIRED	11/11/2008
			01304495 TREE REMOVAL - EXPIRED	
			02303999 DEMO OF FENCE, CANVAS - EXPIRED	
			02305253 PORTABLE WOOD DECK & CANOPY	
			& ELECTRIC - OPEN	
			Have shed.	
			Not road ready. Excess of 180 days.	
CE070201200	449	Palmer	NO PERMITS ON RECORD FOR SLAB	11/11/2008
			Have shed.	
			Road ready. Excess of 180 days.	
CE070201201	450	Triana	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUCTURE, CARPORT	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020202	451	Egued	NO PERMITS ON RECORD FOR SLAB, TUBE &	11/11/2008
			CANVAS	
			Have shed. RV removed.	
			Road ready. Excess of 180 days.	
CE07020203	452	Rodriguez	NO PERMITS ON RECORD FOR SLAB, CARPORT	11/11/2008
			Have shed & aluminum poles canvas	
			Road ready. Excess of 180 days.	
CE07020204	453	Martin	NO PERMITS ON RECORD FOR SLAB, TUBING	11/11/2008
			& CANVAS	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020205	454	Perez	NO PERMITS ON RECORD FOR SLAB, ALUMIN.	11/11/2008

			FRAME & TUBING FOR CANVAS	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020206	455	Delgado	02303648 FOR SLAB -EXPIRED	11/11/2008
			NO PERMIT FOR KITCHEN UNDER SHADE PATIO	
			Have shed. Refrigerator, sink, microwave.	
			Road ready. Excess of 180 days.	
CE07020207	456	Stalder	NO PERMITS ON RECORD FOR SLAB	11/11/2008
			Have shed, tubing & canvas.	
			Road ready. Excess of 180 days.	
CE07020209	457	Winne	NO PERMITS ON RECORD FOR SLAB, CHAIN	11/11/2008
			LINK FENCE	
			Road ready. Excess of 180 days.	
CE07020210	458	Lopez	NO PERMITS ON RECORD FOR SLAB	11/11/2008
			Road ready. Excess of 180 days.	
	459		VACANT - NO PERMITS ON RECORD FOR SLAB	11/11/2008
			No RV	
CE03070139	460	Reyes	03304478 FOR PATIO ROOF - VOID	11/11/2008
CE07020211			NO PERMITS FOR SLAB & SHADE STRUCTURE	
			Have sink.	
			Road ready. Excess of 180 days.	
CE07020213	461	Cruz	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUCTURE, ADDED GAZEBO	
			Have shed. Tubing & canvas, refrigerator.	
			Road ready. Excess of 180 days.	
CE07020214	462	Martinez	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUCTURE, ALUM CANVAS AWNING ADDED	
			Have shed and skirting.	
			Road ready. Excess of 180 days.	
CE03070135	463	Suarez	NO PERMITS ON RECORD FOR SLAB, ALUMIN.	11/11/2008
			CANVAS CARPORT ADDED	
			Have shed and sink.	
			Road ready. Excess of 180 days.	
CE07020215	464	Rodriguez	NO PERMITS ON RECORD FOR SLAB, WOOD	11/11/2008
			DECK, TUBING & CANVAS	
			Road ready. Excess of 180 days.	
CE03070132	465	Russi	NO PERMITS ON RECORD FORWOOD DECK ON	11/11/2008
			GROUND, FULL KITCHEN TO ELEVATED DECK	

			ADDED	
			Have shed.	
			Not road ready. Excess of 180 days.	
CE07020239	466	Rodriguez	NO PERMITS ON RECORD FOR SLAB & SHADE	11/11/2008
			STRUCTURE	
			Have shed.	
			Road ready. Excess of 180 days.	
CE03070155	467	Barcelo	01302912 ATF REPAIR OF DECK W/STAIRS &	11/11/2008
CE07020216			INSTALLATION OF SKIRTING, RE-PLACING THE	
			EXISTING DECK & SKIRTING - VOID	
			Have shed, refrigerator, freezer, bar.	
			Not road ready. Excess of 180 days.	
CE06010183	468	Mendez	03302205 FOR ALUM SCREEN ENCLOSURE -	11/11/2008
			NEVER ISSUED, NO PERMIT FOR SLAB	
			Road ready. Excess of 180 days.	
CE07020217	469	Ortiz	NO PERMITS ON RECORD FOR SHADE STRUC.	11/11/2008
			& WOOD DECK	
			Have shed.	
			Not road ready. Excess of 180 days.	
CE07020218	470	Bello	NO PERMITS ON RECORD FOR WOOD DECK &	11/11/2008
			SHADE STRUCTURE, ALUM CANVAS CARPORT	
			ADDED	
			Have shed.	
			Not road ready. Excess of 180 days.	
	471		VACANT - NO PERMITS ON RECORD	11/11/2008
			Construction Trier for Sewer contractor.	
CE07020220	472	Padron	NO PERMITS ON RECORD FOR WOOD DECK &	11/11/2008
			SHADE STRUCTURE	
			Have shed, tubing & canvas shade structure.	
			Not road ready. Excess of 180 days.	
CE03070153	473	Valdez	NO PERMITS ON RECORD	11/11/2008
			Have shed.	
			Not road ready. Excess of 180 days.	
CE06010184	474	Milz	VACANT - 03305731 FOR SLAB -CLOSED	11/11/2008
			04300677 FOR ALUM PATIO ROOF - CLOSED	
			No RV on lot just shade structure.	
CE07020225	475	Vega	02301860 FOR SCREEN ROOM - CLOSED	11/11/2008
			02300456 TILE CONCRETE SLAB - CLOSE	
			01304328 FOR SLAB ONLY - CLOSED	

			Have shed, tubing & canvas shade structure. Road ready. Excess of 180 days.	
CE07020226	476	Hernandez	03304596 PATIO ROOF - CLOSED 0330361 FOR CONCRETE SLAB - CLOSED Have shed, tubing & canvas shade structure. Road ready. Excess of 180 days.	11/11/2008
CE07020227	477	Artayeta	04303051 FOR CONCRETE SLAB - CLOSED 05301486 SCREEN & ROOF - NEVER ISSUED Have shed. Road ready. Excess of 180 days.	11/11/2008
CE07020228	478	Luis	NO PERMITS ON RECORD FOR SLAB & ENCLOSURE, SHED ADDED Not road ready. Excess of 180 days.	11/11/2008
CE06110255	481	Nosti	NOT ROAD READY, SLAB PERMIT FINALED NO PERMIT FOR SCREEN PORCH, NOT ROAD READY.	11/11/2008
CE06110258	482	Perez	NO PERMITS FOR PLASTIC ENCLOSURE, OR SHE Not road ready. Excess of 180 days.	11/11/2008
	483		VACANT LOT	11/11/2008
CE06110261	484	Reina	No permits for shed and slab. Mobile home on blocks. Not road ready. Excess of 180 days. NO PERMITS FOR CAR PORT.	11/11/2008
CE06110262	485	Salzer	NO PERMITS FOR SHED, ALUM ROOF, CANOPY. Excess of 180 days.	11/11/2008
CE06110263	486	Oliva	THERE ARE PERMITS ON FILE, EXCESS 180 DAY	11/11/2008
CE06110265	487	Palmer	NO PERMITS, SHED, SLAB, SHADE STRUCTURE.	11/11/2008
CE06110266	488	Perez	NO PERMITS FOR SHED, PBOAT & PORCH CANO	11/11/2008
CE06110268	489	Sanchez	NO PERMIT FOR SHED, BOAT PORT, PORCH CAN DIFFERENT R/V	11/11/2008
CE07020229	490	Sanchez	08301004 TREE REMOVAL - OPEN 05302540 ATF SCREEN ENCLOSURE W/SLAB APPLIED FOR - NOT ISSUED Have shed, refrige. Road ready. Excess of 180 days.	11/11/2008
CE07020230	491	Rodriguez	0230271 FOR CARPORT - VOID	11/11/2008

			SHADE STRUCTURE, CEILING FANS ADDED	
			Have shed	
			Road ready. Excess of 180 days.	
CE07020256	492	Ramirez	NO PERMITS ON RECORD FOR SHADE STRUC.,	11/11/2008
			COCRETE SLAB	
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020257	493	De Urrutia	NO PERMITS ON RECORD	11/11/2008
			Road ready. Excess of 180 days.	
CE07020258	494	Gomez	03301141 SCREEN ENCLOSURE PATIO, ELECTRIC	11/11/2008
			NOT FINALED - OPEN	
			Have shed, RV removed.	
			Road ready. Excess of 180 days.	
CE07020259	495	Valdes	NO PERMITS ON RECORD FOR SHADE STURCT.	11/11/2008
			Have shed.	
			Road ready. Excess of 180 days.	
CE07020260	496	Meyer	NO PERMITS FOUND FOR SCREENED SHADE	11/11/2008
			STRUCTURE	
			Have shed, RV & fridge gone.	
			Road ready. Excess of 180 days.	
CE07020261	497	Malagon	05303915 TREE REMOVAL - OPEN	11/11/2008
			01304332 FOR CONCRETE SLAB ONLY - OPEN	
			Have sink & shower by shed.	
			Road ready. Excess of 180 days.	
CE07020262	498	Orasi	NO PERMITS ON RECORD FOR SHADE STRUCT.	11/11/2008
			WOOD DECK	
			Have shed, refrigerator.	
			Not road ready. Excess of 180 days.	
CE07020263	499	Pena	NO PERMITS ON RECORD FOR SHADE STRUCT.	11/11/2008
			WOOD DECK, OUTDOOR KITCHEN ADDED BY	
			DECK ALSO SKIRTED	
			Not road ready. Excess of 180 days.	
CE06010178	501	Iglesias	No permit for slab, aluminum enclosure and shed	11/11/2008
			with airconditioner. Not road ready.	
			Excess of 180 days.	
CE07020264	502	Ginoris	No permits for shed, jacuzzi, refrigerator, fence,	11/11/2008
			concrete slab and aluminum roof.	
			Not road ready. Excess of 180 days.	
			No permit for screen enclosure	

CE07020265	503	Martinez	Not road ready. Enclosure attached to RV. No permit for shed and refrigerator. Excess of 180 days. SCREEN ENCLOSURE TURNED INTO LIVING AREA	11/11/2008
CE06010181	504	Del Rio	No permit for wooden deck, freezer and shade structure. Excess of 180 days. No permits applied for or issued for anything	11/11/2008
	505		R/V ON SLAB , WITH SHED, AND CANOPY No permits for concrete slab, wood deck and shed.	11/11/2008
CE07020266	506	Herrera	No permit for shed. Excess of 180 days.	11/11/2008
CE07020269	507	Perez	No permits for concrete slab, wood deck and shed. Excess of 180 days. No permit for alum. Shade structure	11/11/2008
CE07020270	508	Vera	No permit for shed. No final on permit # 03302746 Permit 03302253-Slab complete/ screen room-no final Excess of 180 days.	11/11/2008
CE07010181	509	Oliva	Not road ready. No final for permit #02313646. No permit for wooden deck. Excess of 180 days. No permit for canvas enclosure	11/11/2008
CE07010183	510	Fernandez	No permit for wood deck, washer and dryer. Excess of 180 days. No permit for slab	11/11/2008
CE07010180	511	Alfonso	No permit for shed and concrete slab. Excess of 180 days. SHED ADDED	11/11/2008
CE07010179	512	Fernandez	No permit for shed.No final on permit #03302257. Excess of 180 days. Permit 03302558-screen porch on exist.slab-complete	11/11/2008
CE07010178	513	Sanchoyerto	No permit for fence and shed. Excess of 180 days.	11/11/2008
CE07010177	514	Gonzalez	No permit for shed and slab. Enclosure attached to RV. Not road ready. Excess of 180 days. SHADE CANOPY ADDED.	11/11/2008
CE07010174	515	Hernandez	No permits for concrete slab, wood deck and shed. Excess of 180 days.	11/11/2008
	516		VACANT LOT	11/11/2008

CE07010172	517	Ruiz	No permit for shed and fence. Excess of 180 days. No permit for shade structure & elevated deck(wood)	11/11/2008
CE07010171	518	Galvez	No permit for concrete slab. Excess of 180 days. No permit for screen enclosure	11/11/2008
CE06010182	519	Ramirez	No permit for shed. Excess of 180 days.	11/11/2008
CE07010105	520	Martinez	No permit for shed. Excess of 180 days. permit for slab only #04301018- complete TWO GAZEBOs ADDED. NO PERMIT.	11/11/2008
CE07010161	521	Ramirez	No permit for shed. Excess of 180 days.	11/11/2008
CE07010162	522	Vera	No final on permit # 03303352. Excess of 180 days. permit 03304524-alum.carport & slab complete Permit 04300378-deck -finaled and complete	11/11/2008
	523		NO PERMITS ON RECORD FOR SLAB VACANT	11/11/2008
CE07010160	524	Rodriguez	NO PERMITS ON RECORD FOR NEW SCREEN ENCLOSURE, CARPORT Have shed. Road ready. Excess of 180 days.	11/11/2008
CE07010157	525	Luis	NO PERMITS ON RECORD FOR TILED SCREEN ENCLOSURE Not road ready. Excess of 180 days.	11/11/2008
CE07010158	526	Perdal	NO PERMITS ON RECORD FOR SHADE STRUCT. & DECK Have shed. Road ready. Excess of 180 days.	11/11/2008
CE07010155	527	Rios	NO PERMITS ON RECORD FOR ENCOSURE, GLASS BAR/CABINETS, KITCHEN Have shed. Not road ready. Excess of 180 days.	11/11/2008
CE07010156	528	Galvez	NO PERMITS ON RECORD FOR ATTACHED SHADE STRUCTURE & WOOD DECK Have shed. Not road ready. Excess of 180 days.	11/11/2008
CE07010140	529	Hernandez	NO PERMITS ON RECORD FOR SHADE STRUCT. W/WOOD DECK Have shed.	11/11/2008

			Not road ready. Excess of 180 days.	
CE07010141	530	Rodriguez	NO PERMITS ON RECORD FOR SHADE STRUCT. W/WOOD DECK	11/11/2008
			Have shed.	
			Not road ready. Excess of 180 days.	